



**REGULAR MEETING OF THE CITY COUNCIL AND THE  
CITY COUNCIL SITTING AS  
THE REDEVELOPMENT AGENCY AND PUBLIC FINANCING AUTHORITY BOARD**

**REGULAR CC/RDA/PFA MEETING  
Council Chambers  
68-700 Avenida Lalo Guerrero  
Cathedral City, CA 92234**

**WEDNESDAY, MAY 25<sup>TH</sup>, 2005**

**Study Session – 3:00 p.m.  
Regular Meeting - 6:30 p.m.  
(Or As Soon Thereafter as the Meeting May be Commenced)**

**Copies of each current agenda will be available in the City Hall Lobby Thursday afternoon prior to the scheduled Council meeting. A copy of the complete agenda book is also available for public review in the City Hall Lobby on that same schedule. If you have any additional questions or need further information on any of the following items, please contact the Deputy City Clerk at 770-0322 between the hours of 7:00 a.m. and 6:00 p.m. Monday through Thursday. PLEASE REMEMBER THAT CITY HALL IS CLOSED EVERY FRIDAY.**

Americans with Disabilities Act: In compliance with the ADA, if you need special assistance to participate in a City meeting or other services offered by this City, please contact the City Clerk's Office at (760)-770-0385. Assisted listening devices are available at this meeting. Ask the City Clerk if you desire to use this device. Notification of at least 48 hours prior to the meeting or time when services are needed will assist City staff in assuring that reasonable arrangement can be made to provide accessibility to the meeting or service.

Note: Staff reports are available for inspection at the Office of the City Clerk, during regular business hours 7:00 a.m., to 6:00 p.m., Monday – Thursday.

**3:00 P.M.- STUDY SESSION**

1. Discussion of Zoning Ordinance up-date.
2. Discussion of enhancements to review and approval process.
3. Report on the July 3<sup>rd</sup> Town Square celebration sponsored by the Parks and Recreation Commission.
4. Discussion of Policy for disposition of properties purchased with Housing Funds and Self-Help Equity Participation Program Funds (SHEP).
5. Review of May 25<sup>th</sup>, 2005 City Council/Redevelopment Agency Board agendas.
6. City Council/staff reports and inquiries of new or ongoing projects.
7. Closed session urgency items.

**CC/RDA MEETING:**  
**CLOSED SESSION**

1. CONFERENCE WITH LEGAL COUNSEL- ANTICIPATED LITIGATION  
pursuant to Government Code Section 54956.9, Subd. (b)  
Number of Potential Cases: 3
2. CONFERENCE WITH LABOR NEGOTIATOR pursuant to Government Code  
Section 54957.6  
Agency Negotiator: Donald Bradley, City Manager  
Represented Employees: 1) Cathedral City Police Fire Management  
Association (CCPFMA); 2) American Federation of  
State, County and Municipal Employees.
3. CONFERENCE WITH LEGAL COUNSEL REGARDING EXISTING  
LITIGATION pursuant to Government Code Section 54956.9, Subd. (k):  
Case Name: Glenn Haas, Jeff Miller, Brian Hirzel and Cathedral City Police  
Officers Association vs. Cathedral City; Cathedral City Police  
Department; Stan Henry, Chief of Police; John Holcomb,  
Captain; Gregory J. Savelli, Lieutenant; Sandra Hatfield,  
Dispatch Supervisor, et al.  
Case No.: United States District Court, Central District of California Case  
No. EDCV 02-965
4. CONFERENCE WITH LEGAL COUNSEL REGARDING EXISTING  
LITIGATION pursuant to Government Code Section 54956.9, Subd. (k):  
Case Name: Scott Sharpe, Mark Fields, Rudy Salinas, Jay Horn, Karl  
Murashima, Owen Krings, Brian Hirzel, Albert Ruiz, Steve  
Williams, Paul Reindel, Glenn Haas, Nick Chapman, Gabriel  
Mendoza, Kelly Nava, Danny Anes, Dane Dickson, Mark Novy,  
Larry San Filipo, Jeremy Herrick, Ernie Vasquez, Tom Ferguson,  
Jon Enos, John Fox, Andy Diaz, Albert Ochoa, Dewayne Hodge  
vs. City of Cathedral City, a municipal corporation; Stan Henry,  
Chief of Police; Captain John Holcomb, Captain Kevin Conner  
and Lieutenant Al Reshaw in their individual capacity, and DOES  
1 through 10, Inclusive  
Case No.: United States District Court, Central District of California Case  
No. CV 04 02931 (VBKx) Complaint for Damages and Injunctive  
Relief Demand for Jury Trial
5. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to  
Government Code Section 54956.8.  
Property Location: Parcels just north of B Street and East of Van Fleet, south  
of the wash, west of Date Palm Drive, and north of East  
Palm Canyon Drive  
Negotiating Parties: Cathedral City Redevelopment Agency and Tri-  
Millennium Cathedral City LLC  
Property Owner: Cathedral City Redevelopment Agency  
Under Negotiation: Property Disposition

**CC/RDA/PFA MEETING**  
**MAY 25<sup>TH</sup>, 2005**  
**PAGE 3**

6. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8  
Property Location: APN# 677-441-011, 677-441-012, 677-443-004, 677-443-005, 677-445-014 and associated parcels  
Negotiating Parties: Cathedral City Redevelopment Agency and Wayne Merritt  
Property Owner: Cathedral City Redevelopment Agency  
Under Negotiation: Property Disposition
7. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8  
Property Location: East of the East Cathedral Canyon Storm Channel in Designated Open Space Area.  
APN #674-020-009 & 011 and 670-060-017 & 025  
Negotiating Parties: Cathedral City Redevelopment Agency, Desert Cove Golf Resorts, LLC and Barbara Lyons.  
Property Owner: Cathedral City Redevelopment Agency  
Under Negotiation: Property Disposition
8. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8  
Property Location: West of the East Cathedral Cove Storm Channel and north of "D" Street  
Negotiating Parties: Cathedral City Redevelopment Agency and City Urban Revitalization Corporation (CURC)  
Property Owners: Martin Sousa, et al; Jorge & Maria Sanchez and Jose Ruiz  
Under Negotiation: Property Disposition
9. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8  
Property Location: North of East Palm Canyon Drive, East of Cree Road  
APN#s 681-310-011, 014 and 016.  
Negotiating Parties: Cathedral City Redevelopment Agency and the Bedford Group  
Property Owners: Lincoln Trust Company and OCOBO  
Under Negotiation: Property Disposition
10. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8  
Property Location: 68623 D Street  
APN# 687-231-014  
Negotiating Parties: Cathedral City Redevelopment Agency and Darlene Palleschi Trust, et al  
Property Owner: Darlene Palleschi Trust, et al  
Under Negotiation: Property Acquisition

**CC/RDA/PFA MEETING**  
**MAY 25<sup>TH</sup>, 2005**  
**PAGE 4**

11. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8  
Property Location: 68577 & 68584 C Street  
APN# 687-215-001 and 687-213-013 & 014  
Negotiating Parties: Cathedral City Redevelopment Agency and Building Horizons of the Coachella Valley  
Property Owner: Cathedral City Redevelopment Agency  
Under Negotiation: Property Disposition
12. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8  
Property Location: 67265 Mission Drive  
APN# 677-393-003  
Negotiating Parties: Cathedral City Redevelopment Agency and Gregory O. Holta  
Property Owner: Cathedral City Redevelopment Agency  
Under Negotiation: Property Disposition
13. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8  
Property Location: 68575 E Street  
APN# 687-233-008  
Negotiating Parties: Cathedral City Redevelopment Agency and Gary Howell as Realtor  
Property Owner: Cathedral City Redevelopment Agency  
Under Negotiation: Property Disposition
14. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8  
Property Location: South of "D" Street and East of Van Fleet Avenue  
APN# 687-241-027, 045, 047 and associated parcels  
Negotiating Parties: Cathedral City Redevelopment Agency and Bill Waddle and Michael Criste  
Property Owner: Cathedral City Redevelopment Agency  
Under Negotiation: Property Disposition

**SCHOOL REPORTS**

Receive school reports presented by Melissa Torres and Stephanie Price, students from Cathedral City High School.

**COUNCIL COMMENTS.** Council Member comment's on items not on the agenda.

NAME	COMMITTEE ASSIGNMENT(S)
Mayor Kathleen J. DeRosa	Sunline Transit Agency Palm Springs Desert Resorts Convention Cathedral City Senior Center Cathedral City Chamber of Commerce CVGA- Executive Committee CVAG Energy & Environmental Resources League of California Cities-Riverside County Division Executive Board League of California Cities-Transportation and Communication
Mayor Pro Tem Greg Pettis	CVAG Transportation Committee Riverside County Transportation Commission SCAG-Regional Council SCAG-Transportation & Communication SCAG- Administration Committee SCAG- Good Movement Task Force SCAG- Southwest Compact Task Force Downtown Ad Hoc Committee Salton Sea Authority National League of Cities-Steering Committee, Human Development Policy Committee Colorado River Regional Water Quality Control Board- Board Member Goods Movement Committee- Southern California Association of Governments
Council Member Bud England	CVAG-Human & Community Resources Cathedral City Boys & Girls Club Coachella Valley Animal Campus Committee
Council Member Paul Marchand	CVAG- Public Safety Coachella Valley Mountains Conservancy Board SCAG- Energy & Environment Coachella Valley Mosquito & Vector Control District Executive Board
Council Member Chuck Vasquez	

**MINUTES**

Approval/correction of minutes from the regularly scheduled City Council/RDA Board meeting held on Wednesday, May 11<sup>th</sup>, 2005.

**PRESENTATIONS & PROCLAMATIONS**

None

### **CONSENT AGENDA**

1. Approval of resolution of the City Council for the City of Cathedral City, approving the submission of a grant application to the California State Department of Parks and Recreation Off-Highway Motor Vehicle Division for the 2005-2006 funding cycle.
2. Adoption of resolution of the City Council for the City of Cathedral City, approving the findings and recommendations of the Cathedral City Fireworks Committee.
3. Approval of Final Parcel Map PM 32807: Located at the southwest corner of Victoria Drive and Corregidor Drive.
4. Approval of Co-operation Agreement with Riverside County for Community Development Block Grant (CDBG) and HOME Program funds for fiscal years 2006-2007, 2007-2008 and 2008-2009.
5. Adopt resolution of intention to vacate a portion of Aliso Road, located between Date Palm Drive and San Eljay Avenue, and to vacate certain public utility easements on lots 1, 2, 22, and 23 of Rich Sands Estates subdivision, located between Ramon Road and Aliso Road, west of San Eljay: Vacation No. 05-002 and Vacation No. 05-003.
6. Authorization for staff to purchase two alternative fuel vehicles using Redevelopment and Air Quality funds.
7. Approval of the fixed asset capitalization and inventory policy in compliance with GAAP and GASB34.
8. Approval of extension of Memorandum of Understanding (MOU) by and between the Redevelopment Agency and the Bedford Group relative to the development of tourism oriented facilities north and west of the existing target retail center.
9. Approval of a Memorandum of Understanding with Merritt RV for the potential development of a recreational vehicle sales and service complex, together with related amenities.

### **PUBLIC HEARINGS**

10. Introduction of Zoning Ordinance amendment 05-001, relative to modification of the Development Standards to the Downtown Residential Neighborhood District. (DRN).
11. Adoption of resolutions of the City Council for the City of Cathedral City, resolution of the Redevelopment Agency and resolution of the Cathedral City Public Financing Authority. ***(Bond documents will be distributed under separate cover and are available for inspection upon request in the Office of the City Clerk)***

### **LEGISLATIVE ACTION(S)**

12. Approval of resolution of the City Council for the City of Cathedral City, a resolution of intention to initiate and authorize balloting for the proposed Cimarron Homes Tract Landscape and Lighting District Zone 20 (LLD-20).
13. Authorize the Police Department to enter into an agreement with American Traffic Solutions as a BETA site for a "Red Light Camera Program."
14. Approve recommendation of the Public Arts Commission to support Volvo's selection of "Eternal Flow," a sculpture by Idaho artist Mark Stasz, for placement at the southwest corner of East Palm Canyon Drive and Perez Road.

**COUNCIL REPORTS ON CITIZEN INQUIRIES AND CONCERNS.**

**ADJOURNMENT**

The next regularly scheduled meeting of the City Council/Redevelopment Agency Board will be adjourned to **WEDNESDAY, JUNE 8<sup>TH</sup>, 2005.**

This Agenda is also available for viewing on the City's Web Site. The Web Site address is [www.cathedralcity.gov](http://www.cathedralcity.gov).

**DECLARATION OF POSTING**

I, Daryl Betancur, Deputy City Clerk for the City of Cathedral City and Assistant Secretary to the Redevelopment Agency Board for the City of Cathedral City, Assistant Secretary to the Downtown Foundation and Public Financing Authority Boards, ***do hereby certify***, under penalty of perjury under the laws of the State of California, that the foregoing notice for this City Council meeting was hand delivered and faxed to each member of the City Council for the City of Cathedral City; posted on the bulletin board outside City Hall; and faxed to the following organizations: all local media, the Cathedral City Chamber of Commerce, and the Cathedral City public library; all on the 19<sup>TH</sup> day of May, 2005.

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Daryl Betancur, Deputy City Clerk